

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
53		RIVER ST, ARLINGTON

## OWNERSHIP

Owner 1:	GERBERICK ADAM K &			
Owner 2:	DIBONA PAMELA A			
Owner 3:				
Street 1:	53 RIVER ST			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

## PREVIOUS OWNER

Owner 1:	GRUNKO ZACHARY P/AMINA -		
Owner 2:	-		
Street 1:	53 RIVER ST		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

## NARRATIVE DESCRIPTION

This parcel contains .145 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1920, having primarily Wood Shingle Exterior and 1495 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.14463	Total SF/SM:	6300	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	487,202	Spl Credit	Total:	487,200
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6300.000	252,300		487,200	739,500		26019
							GIS Ref
							GIS Ref
Total Card	0.145	252,300		487,200	739,500	Entered Lot Size	GIS Ref
Total Parcel	0.145	252,300		487,200	739,500	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		494.81	/Parcel: 494.81	Land Unit Type:	Insp Date

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	101	FV	252,300	0	6,300.	487,200	739,500		Year end	12/23/2021	PRINT	
2021	101	FV	243,700	0	6,300.	487,200	730,900		Year End Roll	12/10/2020		Date
2020	101	FV	243,700	0	6,300.	487,200	730,900	730,900	Year End Roll	12/18/2019	12/29/21	22:46:4
2019	101	FV	204,700	0	6,300.	517,700	722,400	722,400	Year End Roll	1/3/2019		
2018	101	FV	204,700	0	6,300.	377,600	582,300	582,300	Year End Roll	12/20/2017	LAST REV	
2017	101	FV	204,700	0	6,300.	328,900	533,600	533,600	Year End Roll	1/3/2017	Date	Time
2016	101	FV	204,700	0	6,300.	280,100	484,800	484,800	Year End	1/4/2016	09/09/19	11:20:0
2015	101	FV	192,200	0	6,300.	274,100	466,300	466,300	Year End Roll	12/11/2014	aprr	

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

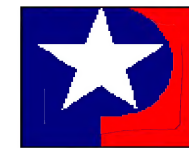
### ACTIVITY INFORMATION

Date	Result	By	Name
11/9/2018	MEAS&NOTICE	HS	Hanne S
2/11/2009	Meas/Inspect	189	PATRIOT
6/17/2006	MLS	HC	Helen Chinal
4/1/2000	Inspected	270	PATRIOT
3/1/2000	Measured	197	PATRIOT
11/1/1981		MM	Mary M

Sign:

VERIFICATION OF VISIT NOT DATA

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**Patriot**  
Properties Inc.

**USER DEFINED**

Prior Id # 1:	26019
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

